

AGENDA
BOARD OF ZONING APPEALS PUBLIC HEARING
SEPTEMBER 21, 2009 3:00 P.M.
ROOM S-330 CITY HALL
ST. PAUL, MINNESOTA

RESULTS AGENDA

NOTE: The order in which the items appear on this agenda is not necessarily the order in which they will be heard at the meeting. The Board of Zoning Appeals will determine the order of the agenda at the beginning of its meeting.

I. APPROVAL OF MINUTES OF SEPTEMBER 8, 2009

Approved

II. OLD BUSINESS

a. Applicant

- **Dorii Gbolo – Open Cities health Center**
(#09-252353)

Location

- 916 Rice Street

Zoning

- TN2

Purpose: MAJOR VARIANCE

- A variance of the required off-street parking requirements in order to renovate a building previously used as a furniture store with residential units on the second floor into a medical clinic with storage on the second floor. An additional 32 off-street parking spaces are required, 0 is proposed for a variance of 32 off-street parking spaces.

Approved

5-1

III. NEW BUSINESS

A. Applicant

- **James R. Cody** **(#09-266046)**

Location

- 635 Ottawa Avenue

Zoning

- Rt1; RC-3

Purpose: MINOR VARIANCE

- A variance of the height allowed in order to construct a new garage. A 15 foot maximum height is allowed, 20.25 feet is proposed for a variance of 5.25 feet.

Denied

5-2

B. Applicant

- **Todd M. & Tina Rappe** **(#09-266553)**

Location

- 840 Hoyt Avenue West

Zoning

- R3

Purpose: MINOR VARIANCE

- Two variances in order to construct a new attached garage in front of the existing garage. 1) A 30 foot front yard setback is required, 26 feet is proposed for a variance of 4 feet. 2) A 6 foot sideyard setback is required, 3 feet is proposed for a variance of 3 feet.

Continued two weeks until 10-5-09

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- C. Applicant - **Lee Slagter – Sussel Corp (#09-266949)**
Location - 127 Cleveland Avenue South
Zoning - R3
Purpose: MINOR VARIANCE - Two variances in order to reconstruct a larger garage in the front yard. 1) A 24 foot front yard setback is required for the property. The garage currently is setback 12 feet from the front property line and the applicant proposes to replace it in the same location for a variance of 12 feet. 2) A 6 foot sideyard setback from the west property line is required, 4.5 feet is proposed for a variance of 1.5 feet. 3) A variance of the interim design review standards that stipulates off-street parking spaces shall be setback the same distance required for the principle structure.
Approved w/cond. 7-0

IV. ADJOURNMENT

Board of Zoning Appeal Members: Please call John Hardwick (266-9082) or Debbie Crippen (266-9144) if you are unable to attend the meeting.

APPLICANT: You or your representative should attend this meeting to answer any questions the Board may have.